

OFFICE CONDO FOR SALE

IN BEAUTIFUL TWO-STORY OFFICE BUILDING WITH MARBLE LOBBY & ELEVATOR (NOT A TOWNHOUSE!)

17B FIRSTFIELD ROAD, SUITE 206 | GAITHERSBURG, MD 20878



SIZE:

Approximately 1,349 saleable SF, including prorated share of common areas.

FEATURES:

- Rarely available top floor corner suite!
- Features reception area, conference room with sliding glass partition, and 3 windowed offices.
- Located just off I-270, Exit 10, Clopper Road/West Diamond Avenue - near abundant food & shopping options.
- Plenty of free parking in private lot.

PRICE:

- \$375,000.
- Condo Fee: \$859/month is FULL SERVICE, including utilities, janitorial and all maintenance, repairs & replacement of equipment as required.
- RE Taxes (7/1/22-6/30/23): \$4,715.44.

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